

Property:

EXNIDIT H

150 acres of land in Mills and Hamilton County, Texas, being part of the E. Jacobs Survey, Abstract No. 941 (Hamilton), Abstract No. 1518 (Mills), the C.F. Jacobs Survey, Abstract No. 1374 (Hamilton) Abstract No. 1486 (Mills), the Texas & St. Louis R.R. Company Survey No. 1, Abstract No. 1232 (Hamilton), Abstract No. 1330 (Mills), and the Texas & St. Louis R.R. Company Survey No. 5, Abstract No. 1230 (Hamilton), Abstract No. 1275 (Mills), together with two easements tracts which land and easements are described as the First Tract and Easement Tract One and Easement Tract Two as follows:

FIRST TRACT:

All that certain lot, tract or parcel of land, situated in the Hamilton and Mills Counties, Texas, and being that certain 150.00 acre tract of land, being part of the E. JACOBS SURVEY, ABSTRACT

Page 1 of 8

NO. 941 (HAMILTON), ABSTRACT NO. 1518 (MILLS), THE C.F. JACOBS SURVEY, ABSTRACT NO. 1374 (HAMILTON), ABSTRACT NO. 1486 (MILLS), THE TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 1, ABSTRACT NO. 1232 (HAMILTON), ABSTRACT NO. 1330 (MILLS) and THE TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 5, ABSTRACT NO. 1230 (HAMILTON), ABSTRACT NO. 1275 (MILLS), located partly in Hamilton County, Texas and partly in Mills County, Texas, being part of that certain 200 acre tract described as Tract One and part of that certain 228.2 acre tract described as Tract Three in Deed from Dorothy Toney, a widow, to Theresa Mosely, et al, dated January 20, 1983 and recorded in Volume 254, Page 699 of the Deed Records of Hamilton County, Texas, and described as follows:

BEGINNING at an iron spike set at a fence corner post at the Northeast corner of said Mosely 228.2 acre tract described in Deed mentioned above, being the Northeast corner of the Texas and Saint Louis R.R. Co. Survey No. 1 for the most Northerly and Northeast corner of this tract;

THENCE South 19 degrees 44 minutes 26 seconds East, along a fence line along the East line of said 228.2 acre tract, 1572.77 feet to an iron spike set at a fence corner at the Northwest corner of the Mosely 200 acre tract described in Deed mentioned above, for an inner corner of this tract;

THENCE North 71 degrees 12 minutes 27 seconds East, along a fence line along the North line of said 200 acre tract, 1313.97 feet to an iron rod set for the most Easterly Northeast corner of this tract;

THENCE South 18 degrees 47 minutes 33 seconds East, 1202.80 feet to an iron rod set for the Southeast corner of this tract;

THENCE South 71 degrees 12 minutes 27 seconds West, 3259.82 feet to an iron rod set in a fence line along the West line of said 228.2 acre tract and the East line of a 445.2 acre tract of land conveyed by Ernest Dixon Toney, et al, to Annolene Toney Rich, et vir, by Partition Deed recorded in Volume 130, Page 66 of the Deed Records of Mills County, Texas, for the Southwest corner of this tract;

THENCE along a fence line along lines of said 445.2 acre tract and of the Mosely 228.2 acre tract as follows, North 09 degrees 23 minutes 19 seconds West 1328.65 feet to an iron spike set at a fence corner, North 74 degrees 13 minutes 22 seconds East, 14.35 feet to an iron spike set at fence corner, North 22 degrees 11 minutes 21 seconds West, 1524.73 feet to an iron spike set at a fence corner post at the Northwest corner of the Mosely 228.2 acre tract, for the Northwest corner of this tract;

THENCE North 69 degrees 40 minutes 39 seconds East along a fence line along the North line of said 228.2 acre tract, 1796.72 feet to the PLACE OF BEGINNING and containing 150.00 acres of land with approximately 62.69 acres being out of the T. & S. L. R. R. Co. Survey No. 1, 51.31 acres being out of the T. & S. L. R. R. Co. Survey No. 5, 22.77 acres being out of the C.F. Jacobs Survey and 13.23 acres being out of the E. Jacobs Survey with approximately

This instrument
legible when presented
for recordation

18.8 acres being in Hamilton County, Texas, and 131.2 acres being in Mills County, Texas.

TOGETHER WITH the following Easement, described in two (2) tracts as follows:

EASEMENT TRACT ONE:

BEING a 30 foot road right-of-way out of the TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 5, ABSTRACT NO. 1275, in Mills County, Texas, being part of that certain 228.2 acre tract described as Tract Three in Deed from Dorothy Toney to Theresa Mosely, dated January 20, 1983 and recorded in Volume 254, Page 699 of the Deed Records of Hamilton County, Texas, and described as follows:

BEGINNING at an iron rod set in a fence line along the East line of said 228.2 acre tract described in Deed mentioned above for the Northwest corner of this right-of-way, from which the Northeast corner of the Texas and Saint Louis R. R. Co. Survey No. 5 bears North 09 degrees 23 minutes 19 seconds West, 1222.51 feet, North 74 degrees 13 minutes 22 seconds East 14.35 feet and North 71 degrees 17 minutes 28 seconds East, 1731.77 feet;

THENCE North 71 degrees 12 minutes 27 seconds East, 30.41 feet to a point for the Northeast corner of this right-of-way;

THENCE South 09 degrees 23 minutes 19 seconds East, 89.56 feet to a point for a corner of this right-of-way;

THENCE South 80 degrees 46 minutes 30 seconds East, 688.53 feet to a point for a corner of this right-of-way;

THENCE South 38 degrees 55 minutes 17 seconds East 693.81 feet to a point in the centerline of an existing gravel road for the Southeast corner of this right-of-way;

THENCE South 35 degrees 40 minutes 43 seconds West, along the centerline of said existing gravel road, 31.12 feet to a point for the Southwest corner of this right-of-way;

THENCE North 38 degrees 55 minutes 17 seconds West, at 9.92 feet pass an iron rod set at a fence corner post, continuing along a fence in all 690.60 feet to an iron rod set at a fence corner post for a corner of this right-of-way;

THENCE North 80 degrees 46 minutes 30 seconds West, along a fence line 698.61 feet to an iron rod set at a fence corner post for a corner of this right-of-way;

THENCE North 09 degrees 23 minutes 19 seconds West, along a fence line, 106.14 feet to the PLACE OF BEGINNING.

EASEMENT TRACT TWO:

BEGINNING at the centerline of a 30 foot wide road right-of-way out of the TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 5, the C.F. JACOBS SURVEY, ABSTRACT NO. 1486 (MILLS), ABSTRACT NO. 1374

(HAMILTON) and the S.T. HOLMAN SURVEY, ABSTRACT NO. 1022, located partly in Mills County, Texas and partly in Hamilton County, Texas, lying 15 feet left and 15 feet right of the following described centerline;

BEGINNING at a point in a fence line along the West right-of-way line of a County Road from which the Northwest corner of the S.T. Holman Survey bears North 25 degrees 30 minutes 52 seconds West, 590.73 feet, North 42 degrees 44 minutes 06 seconds West 109.53 feet, North 22 degrees 11 minutes 53 seconds West, 293.36 feet and North 18 degrees 37 minutes 42 seconds West, 725.80 feet;

THENCE South 22 degrees 56 minutes 55 seconds West, 415.74 feet to a bend;

THENCE South 61 degrees 05 minutes 07 seconds West 110.47 feet to a bend;

THENCE South 70 degrees 29 minutes 26 seconds West, 328.03 feet to a bend;

THENCE South 82 degrees 28 minutes 37 seconds West, 193.66 feet to a bend;

THENCE North 62 degrees 40 minutes 17 seconds West, 126.0 feet to a bend;

THENCE North 78 degrees 40 minutes 20 seconds West 92.40 feet to a bend;

THENCE South 59 degrees 59 minutes 42 seconds West, 199.80 feet to a bend;

THENCE South 41 degrees 04 minutes 09 seconds West, 281.61 feet to a bend;

THENCE South 58 degrees 12 minutes 18 seconds West 133.39 feet to a bend;

THENCE South 44 degrees 49 minutes 19 seconds West 281.39 feet to a bend;

THENCE South 67 degrees 51 minutes 36 seconds West, 81.91 feet to a bend;

THENCE South 79 degrees 10 minutes 34 seconds West 190.0 feet to a bend;

THENCE South 75 degrees 40 minutes 18 seconds West, 128.87 feet to a bend;

THENCE South 55 degrees 19 minutes 20 seconds West, 156.33 feet to a bend;

THENCE South 41 degrees 30 minutes 27 seconds West, 326.43 feet to a bend;

THENCE South 33 degrees 52 minutes 19 seconds West, 170.07 feet to a bend;

THENCE South 38 degrees 16 minutes 19 seconds West, 515.24 feet to a bend;

THENCE South 26 degrees 19 minutes 01 seconds West, 273.08 feet to a bend;

THENCE South 43 degrees 42 minutes 27 seconds West, 47.77 feet to a bend;

THENCE South 70 degrees 29 minutes 13 seconds West, 34.40 feet to a bend;

THENCE South 88 degrees 38 minutes 07 seconds West, 305.35 feet to a bend;

THENCE South 85 degrees 25 minutes 35 seconds West 188.58 feet to a bend;

THENCE South 82 degrees 10 minutes 39 seconds West 368.40 feet to a bend;

THENCE North 86 degrees 25 minutes 47 seconds West 246.84 feet to a bend;

THENCE South 35 degrees 40 minutes 43 seconds West, 274.88 feet to a point in a fence line along the West line of a 228.2 acre tract described as Tract Three in Deed from Dorothy Toney to Theresa Mosely, et al, dated January 20, 1983, and recorded in Volume 254, Page 699 of the Deed Records of Hamilton County, Texas, for the end of this right-of-way.

150 acres of land in Mills and Hamilton County, Texas, being part of the C.F. JACOBS SURVEY, ABSTRACT NO. 1374 (HAMILTON), ABSTRACT NO. 1486 (MILLS), and THE TEXAS & ST. LOUIS R. R. COMPANY SURVEY NO. 5, ABSTRACT NO. 1230 (HAMILTON), ABSTRACT NO. 1275 (MILLS), together with an easement which property is more particularly described as the Second Tract and Easement Tract Three as follows:

SECOND TRACT:

All that certain lot, tract or parcel of land, situated in Hamilton and Mills Counties, Texas, and being that certain 150.00 acre tract of land, being part of the C.F. JACOBS SURVEY, ABSTRACT NO. 1374 (HAMILTON), ABSTRACT NO. 1486 (MILLS) and THE TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 5, ABSTRACT NO. 1230 (HAMILTON), ABSTRACT NO. 1275 (MILLS), located partly in Hamilton County, Texas and partly in Mills County, Texas, being part of that certain 200 acre tract described as Tract One and part of that certain 228.2 acre tract described as Tract Three in Deed from Dorothy Toney, a widow, to Theresa Mosely et al, dated January 20, 1983, recorded in Volume 254, Page 699 of the Deed Records of Hamilton County, Texas, and described as follows:

BEGINNING at an iron rod set at a fence corner post at the

Southeast corner of said Mosely 228.2 acre tract described in Deed mentioned above, being the most Southerly Southeast corner of the Texas and Saint Louis R. R. Co. Survey No. 5 for the most Southerly Southeast corner of this tract;

THENCE South 70 degrees 16 minutes 19 seconds West along a fence line, 513.63 feet to an iron rod set at a fence corner post at the Northeast corner of a 142 acre tract conveyed by Viola Morris Crawford, et al, to Ernest D. Toney by Deed dated January 28, 1952 and recorded in Volume 107, Page 400 of the Deed Records of Mills County, Texas, for a corner of this tract;

THENCE along a fence line along the North line of said 142 acre tract and the South line of said 228.2 acre tract as follows, South 70 degrees 05 minutes 19 seconds West 1157.79 feet to a fence corner, South 72 degrees 01 minutes 57 seconds West 137.63 feet to a fence corner and South 70 degrees 32 minutes 13 seconds West, 603.29 feet to an iron rod set at a fence corner post at the Southwest corner of said 228.2 acre tract, being the Easterly corner of a 228.2 acre tract of land conveyed by Annolene Toney Rich, et al, to Ernest D. Toney by Partition Deed dated August 1, 1966 and recorded in Volume 130, Page 66 of the Deed Records of Mills County, Texas, for the Southwest corner of this tract;

THENCE North 08 degrees 25 minutes 16 seconds West, along a fence line, 1424.54 feet to an iron rod set at a fence corner post at the Northeast corner of the Ernest D. Toney 228.2 acre tract, being a Westerly corner of the Mosely 228.2 acre tract and in the South line of a 445.2 acre tract of land conveyed by Ernest Dixon Toney, et al, to Annolene Toney Rich, et vir, by Partition Deed recorded in Volume 130, Page 66 of the Deed Records of Mills County, Texas, for a corner of this tract;

THENCE along a fence line along lines of said 445.2 acre tract and of the Mosely 228.2 acre tract as follows, North 64 degrees 18 minutes 54 seconds East 162.76 feet to an iron spike set in a post oak tree fence corner, North 81 degrees 47 minutes 25 seconds East 143.79 feet to an iron rod set at a fence corner, North 87 degrees 47 minutes 58 seconds East 549.58 feet to an iron rod set at a fence corner, North 13 degrees 46 minutes 54 seconds East 175.52 feet to an iron rod set at a fence corner, North 04 degrees 09 minutes 04 seconds West 78.27 feet to an iron rod set at a fence corner, North 51 degrees 46 minutes 11 seconds East 137.36 feet to an iron rod set at a fence corner, North 38 degrees 55 minutes 17 seconds West 680.68 feet to an iron rod set at a fence corner, North 80 degrees 46 minutes 30 seconds West 698.61 feet to an iron rod set at a fence corner and North 09 degrees 23 minutes 19 seconds West 106.14 feet to an iron rod set for the Northwest corner of this tract;

THENCE North 71 degrees 12 minutes 27 seconds East 3259.82 feet to an iron rod set for the Northeast corner of this tract;

THENCE South 18 degrees 47 minutes 33 seconds East 1336.72 feet to an iron rod set in a fence line along the South line of the Mosely 200 acre tract described in Deed mentioned above for the most Easterly Southeast corner of this tract;

THENCE South 71 degrees 02 minutes 45 seconds West along a fence line, 1270.56 feet to a fence corner post at the Southwest corner of the Mosely 200 acre tract and at a corner of said 228.2 acre tract, for a corner of this tract;

THENCE South 70 degrees 14 minutes 51 seconds West along a fence line, 77.91 feet to an iron rod set at a fence corner post at an inner corner of said 228.2 acre tract, for an inner corner of this tract;

THENCE South 19 degrees 00 minutes East along a fence line, 1201.11 feet to the PLACE OF BEGINNING and containing 150.00 acres of land with approximately 110.61 acres of land being out of the T. & S. L. R. R. Co. Survey No. 5 and 39.39 acres being out of the C.F. Jacobs Survey with approximately 10.33 acres being in Hamilton County, Texas and 139.67 acres being in Mills County, Texas;

TOGETHER WITH the following described easement:

EASEMENT TRACT THREE:

BEING a 30 foot wide road right-of-way out of the TEXAS AND SAINT LOUIS R. R. CO. SURVEY NO. 5, the C.F. JACOBS SURVEY, ABSTRACT NO. 1486 (MILLS), ABSTRACT NO. 1374 (HAMILTON) and the S.T. HOLMAN SURVEY, ABSTRACT NO. 1022, located partly in Mills County, Texas and partly in Hamilton County, Texas, lying 15 feet left and 15 feet right of the following described centerline:

BEGINNING at a point in a fence line along the West right-of-way line of a County Road from which the Northwest corner of the S.T. Holman Survey bears North 25 degrees 30 minutes 52 seconds West, 590.73 feet, North 42 degrees 44 minutes 06 seconds West 109.53 feet, North 22 degrees 11 minutes 53 seconds West 293.36 feet and North 18 degrees 37 minutes 42 seconds West 725.80 feet;

THENCE South 22 degrees 56 minutes 55 seconds West 415.74 feet to a bend;

THENCE South 61 degrees 05 minutes 07 seconds West 110.47 feet to a bend;

THENCE South 70 degrees 29 minutes 26 seconds West 328.03 feet to a bend;

THENCE South 82 degrees 28 minutes 37 seconds West 193.66 feet to a bend;

THENCE North 62 degrees 40 minutes 17 seconds West, 126.0 feet to a bend;

THENCE North 78 degrees 40 minutes 20 seconds West, 92.40 feet to a bend;

THENCE South 59 degrees 59 minutes 42 seconds West, 199.80 feet to a bend;

THENCE South 41 degrees 04 minutes 09 seconds West 281.62 feet to a bend;

THENCE South 58 degrees 12 minutes 18 seconds West 133.39 feet to a bend;

THENCE South 44 degrees 49 minutes 19 seconds West, 281.39 feet to a bend;

THENCE South 67 degrees 51 minutes 36 seconds West 81.91 feet to a bend;

THENCE South 79 degrees 10 minutes 34 seconds West 190.0 feet to a bend;

THENCE South 75 degrees 40 minutes 18 seconds West, 128.87 feet to a bend;

THENCE South 55 degrees 19 minutes 20 seconds West 156.33 feet to a bend;

THENCE South 41 degrees 30 minutes 27 seconds West 326.43 feet to a bend;

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Page 8